

Agenda of the
THOMAS COUNTY BOARD OF EQUALIZATION
Regular Meeting
February 20, 2023 – 10:00 a.m.
Commissioners Meeting Room
Thomas County Courthouse – Thedford, Nebraska

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement

This meeting of the Thomas County Board of Equalization has been properly advertised and is being conducted under the guidelines of the Nebraska Open Meetings Act. A copy of the Open Meeting Act is posted on the north wall of the Commissioners meeting room. Copies of the Open Meetings Act Statutes are available to anyone attending this meeting and are also on file in the County Clerk's office.
4. Statement of Publication for February 20, 2024 regular meeting – published February 8, 2024/TC Herald
5. Adoption of February 20, 2024 agenda
6. Statement of Publication of November 21, 2023 regular BOE meeting minutes – published November 30, 2023/TC Herald
7. Approval of November 21, 2023 regular BOE meeting minutes
8. Address Correspondence
9. Discussion/Action regarding tax exemption applications for vehicles
 - Bethel Assembly of God Church – 2004 Subaru Legacy & 2002 Ford Expedition
10. Discussion/Action regarding Exempt Application Form 451
 - 860027764
 - 860020762 (2)
 - 860029178
 - 860027545
 - 860020703
 - 860020754
 - 860020711
 - 860020738
 - 860027883
 - 860020789
 - 860027841
 - 860014630
 - 860027848
 - 860012891
 - 860027820
 - 860027722
 - 860028702
 - 860029743
 - 860027799

11. Discussion/Action regarding tax roll correction #2024-1, on personal property 860028737

12. Public Comment

13. Adjourn

An agenda will be kept continually current and shall be available for public inspection at the office of the Thomas County Clerk. Additions to the agenda may be made up to 24 hours before the meeting.

Agenda of the
THOMAS COUNTY BOARD OF EQUALIZATION
Regular Meeting
March 19, 2024 – 10:00 a.m.
Commissioners Meeting Room
Thomas County Courthouse – Thedford, Nebraska

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement
This meeting of the Thomas County Board of Equalization has been properly advertised and is being conducted under the guidelines of the Nebraska Open Meetings Act. A copy of the Open Meeting Act is posted on the north wall of the Commissioners meeting room. Copies of the Open Meetings Act Statutes are available to anyone attending this meeting and are also on file in the County Clerk's office.
4. Statement of Publication for March 19, 2024 regular meeting – published March 7, 2024/TC Herald
5. Adoption of March 7, 2024 agenda
6. Statement of Publication of February 20, 2024 regular BOE meeting minutes – published February 29, 2024/TC Herald
7. Approval of February 20, 2024 regular BOE meeting minutes
8. Address Correspondence
9. Discussion/Action regarding Exempt Application Form 451
 - 860027764
 - 860020762 (2)
10. Public Comment
11. Adjourn

An agenda will be kept continually current and shall be available for public inspection at the office of the Thomas County Clerk. Additions to the agenda may be made up to 24 hours before the meeting.

Agenda of the
THOMAS COUNTY BOARD OF EQUALIZATION
Regular Meeting
March 19, 2024 – 10:00 a.m.
Commissioners Meeting Room
Thomas County Courthouse – Thedford, Nebraska

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement
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4. Statement of Publication for March 19, 2024 regular meeting – published March 7, 2024/TC Herald
5. Adoption of March 19, 2024 agenda
6. Statement of Publication of February 20, 2024 regular BOE meeting minutes – published February 29, 2024/TC Herald
7. Approval of February 20, 2024 regular BOE meeting minutes
8. Address Correspondence
9. Discussion/Action regarding Exempt Application Form 451
 - 860027764
 - 860020762 (2)
10. Public Comment
11. Adjourn

An agenda will be kept continually current and shall be available for public inspection at the office of the Thomas County Clerk. Additions to the agenda may be made up to 24 hours before the meeting.

Agenda of the
THOMAS COUNTY BOARD OF EQUALIZATION
Regular Meeting
April 16, 2024 – 10:15 a.m.
Commissioners Meeting Room
Thomas County Courthouse – Thedford, Nebraska

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement
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4. Statement of Publication for April 16, 2024 regular meeting – published April 4, 2024/TC Herald
5. Adoption of April 16, 2024 agenda
6. Statement of Publication of March 19, 2024 regular BOE meeting minutes – published March 28, 2024/TC Herald
7. Approval of March 19, 2024 regular BOE meeting minutes
8. Address Correspondence
9. Discussion/Action regarding overvalued/undervalued on parcel 860005879 (survey completed on property, GIS data changed to match survey) decrease of 1.11 acres with a decrease in value of \$3,825
10. Discussion/Acton regarding omitted property on parcels listed below due to discovery of previously abandoned road from 1994 not being drawn out in maps
 - 860029554 increased acres by 0.085, increased value \$40
 - 860018210 increased acres by 0.088, decreased value -\$4,205 (more waste/river identified)
 - 860014975 increased acres by 0.121, increased value \$265
 - 860014983 increased acres by 0.121, increased value \$270
11. Public Comment
12. Adjourn

An agenda will be kept continually current and shall be available for public inspection at the office of the Thomas County Clerk. Additions to the agenda may be made up to 24 hours before the meeting.

Agenda of the
THOMAS COUNTY BOARD OF EQUALIZATION
Regular Meeting
June 18, 2024 – 10:00 a.m.
Commissioners Meeting Room
Thomas County Courthouse – Thedford, Nebraska

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement
This meeting of the Thomas County Board of Equalization has been properly advertised and is being conducted under the guidelines of the Nebraska Open Meetings Act. A copy of the Open Meeting Act is posted on the north wall of the Commissioners meeting room. Copies of the Open Meetings Act Statutes are available to anyone attending this meeting and are also on file in the County Clerk's office.
4. Statement of Publication for June 18, 2024 regular meeting – published June 4, 2024/TC Herald
5. Adoption of June 18, 2024 BOE agenda
6. Statement of Publication of March 19, 2024 regular BOE meeting minutes – published March 28, 2024/TC Herald
7. Approval of March 19, 2024 regular BOE meeting minutes
8. Address Correspondence
9. Discussion/Action regarding 2024 Plan of Assessment
10. Discussion/Action regarding protest #1 (parcel 860005879)
11. Discussion/Action regarding protest #2 (parcel 860012999)
12. Discussion/Action regarding protest #3 (parcel 860015823)
13. Public Comment
14. Adjourn

An agenda will be kept continually current and shall be available for public inspection at the office of the Thomas County Clerk. Additions to the agenda may be made up to 24 hours before the meeting.

Agenda of the
THOMAS COUNTY BOARD OF EQUALIZATION
Regular Meeting
July 16, 2024 – 10:00 a.m.
Courtroom
Thomas County Courthouse – Thedford, Nebraska

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement
This meeting of the Thomas County Board of Equalization has been properly advertised and is being conducted under the guidelines of the Nebraska Open Meetings Act. A copy of the Open Meeting Act is posted on the north wall of the Commissioners meeting room. Copies of the Open Meetings Act Statutes are available to anyone attending this meeting and are also on file in the County Clerk's office.
4. Statement of Publication for July 16, 2024 regular meeting – published July 4, 2024/TC Herald
5. Adoption of July 16, 2024 BOE agenda
6. Statement of Publication of June 18, 2024 regular BOE meeting minutes – published June 27, 2024/TC Herald
7. Approval of June 18, 2024 regular BOE meeting minutes

10:00 a.m. – Chad Sutton (Protest #4 - #7)

- 860015300
- 860015343
- 860015289
- 860015246

10:15 a.m. – Kay Cooper, Trustee (Protest #8) (called 7/9/2024 to remove from schedule)

- 860002551(MLR homesite)

10:20 a.m. – Josh Sandoz (Protest #9 - #16)

- 860011267(MLR homesite)
- 860014266
- 860014282
- 860014320
- 860014339
- 860014347
- 860014355
- 860013952

10:45 a.m. – Connie Garza (Protest #21)(emailed on 7/9, agreed to recommendation)

- 860014576

10:50 a.m. – John Bryant (Protest #22 & 26)

- 860029353
- 860006123 (MLR homesite)

11:00 a.m. – Leslie Dickman (Protest #23)

- 860006956 (MLR homesite)

11:10 a.m. – Frank & Carolyn Warren (Protest #24)

- 860007162 (MLR homesite)

11:20 a.m. – Randy Andersen (Protest #25)

- 860018474 (MLR homesite)

11:30 a.m. – Kenny & Debora Call (Protest #27 & #28)

- 860027523 (MLR homesite)
- 860006034

11:45 a.m. – Werner Land & Cattle Co. (Protest #29)

- 860006360 (MLR homesite)

1:05 p.m. – Robert Broweleit (Protest #30 - #34)

- 860014932
- 860015033
- 860015017
- 860015092
- 860015068

1:20 p.m. – Sylvia Mintle (Protest #35 & #36)

- 860000498
- 860007197 (MLR homesite)
- 860012530

1:40 p.m. – John M. Finney (Protest #38)

- 860006948 (MLR homesite)

1:50 p.m. – Thedford Lumber Supply (Protest #39)

- 860012646

2:00 p.m. – Arrow T Ranch (Protest #40)

- 860010848 (MLR homesite)

2:10 p.m. – Herbert & Lora Hall (Protest #41 - #43)

- 860005739
- 860005771 (MLR homesite)
- 860002608

2:30 p.m. – Thedford Housing Development (Protest #17 - #20)

- 860029610
- 860028898
- 860028814
- 860028723

Discuss/Act Property Valuation Protest Decision(s)

- | | | | |
|-----|------------------------------------|---|---|
| 8. | Protest #4, 860015300 | - | Chad Sutton |
| 9. | Protest #5, 860015343 | - | Chad Sutton |
| 10. | Protest #6, 860015289 | - | Chad Sutton |
| 11. | Protest #7, 860015246 | - | Chad Sutton |
| 12. | Protest #8, 860002551 – Kay Cooper | | (called 7/9/2024 to remove from schedule) |
| 13. | Protest #9, 860011267 | - | Joshua Sandoz |
| 14. | Protest #10, 860014266 | - | Joshua Sandoz |
| 15. | Protest #11, 860014282 | - | Joshua Sandoz |

- 16. Protest #12, 860014320 - Joshua Sandoz
- 17. Protest #13, 860014339 - Joshua Sandoz
- 18. Protest #14, 860014347 - Joshua Sandoz
- 19. Protest #15, 860014355 - Joshua Sandoz
- 20. Protest #16, 860013952 - Joshua Sandoz
- 21. Protest #21, 860014576- Connie Garza(emailed on 7/9, agreed to recommendation)
- 22. Protest #22, 860029353 - John Bryant
- 23. Protest #26, 860006123 - John Bryant
- 24. Protest #23, 860006956 - Leslie Dickman
- 25. Protest #24, 860007162 - Frank & Carolyn Warren
- 26. Protest #25, 860018474 - Randy Andersen
- 27. Protest #27, 860027523 - Kenny & Debora Call
- 28. Protest #28, 860006034 - Kenny & Debora Call
- 29. Protest #29, 860006360 - Werner Land & Cattle
- 30. Protest #30, 860014932 - Robert Broweleit
- 31. Protest #31, 860015033 - Robert Broweleit
- 32. Protest #32, 860015017 - Robert Broweleit
- 33. Protest #33, 860015092 - Robert Broweleit
- 34. Protest #34, 860015068 - Robert Broweleit
- 35. Protest #35, 860000498 - Sylvia Mintle
- 36. Protest #36, 860007197 - Sylvia Mintle
- 37. Protest #37, 860012530 - Sylvia Mintle
- 38. Protest #38, 860006948 - Finney Cattle Co
- 39. Protest #39, 860012646 - Thedford Lumber & Supply
- 40. Protest #40, 860010848 - Arrow T Ranch
- 41. Protest #41, 860005739 - Herb & Lora Hall
- 42. Protest #42, 860005771 - Herb & Lora Hall
- 43. Protest #43, 860002608 - Herb & Lora Hall
- 44. Protest #17, 860029610 - Thedford Housing Development
- 45. Protest #18, 860028898 - Thedford Housing Development
- 46. Protest #19, 860028814 - Thedford Housing Development
- 47. Protest #20, 860028723 - Thedford Housing Development

- 48. Public Comment

- 49. Adjourn

An agenda will be kept continually current and shall be available for public inspection at the office of the Thomas County Clerk. Additions to the agenda may be made up to 24 hours before the meeting.

Agenda of the
THOMAS COUNTY BOARD OF EQUALIZATION
Regular Meeting
October 15, 2024 – 10:00 a.m.
Commissioners Meeting Room
Thomas County Courthouse – Thedford, Nebraska

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement
This meeting of the Thomas County Board of Equalization has been properly advertised and is being conducted under the guidelines of the Nebraska Open Meetings Act. A copy of the Open Meeting Act is posted on the north wall of the Commissioners meeting room. Copies of the Open Meetings Act Statutes are available to anyone attending this meeting and are also on file in the County Clerk's office.
4. Statement of Publication for October 15, 2024 regular meeting – published October 3, 2024/TC Herald
5. Adoption of October 15, 2024 BOE agenda
6. Statement of Publication of July 16, 2024 regular BOE meeting minutes – published July 25, 2024/TC Herald
7. Approval of July 16, 2024 regular BOE meeting minutes
8. Address Correspondence
9. Discussion/Action regarding approval of 2024-2025 political subdivision levies (see separate sheet)
10. Public Comment
11. Adjourn

An agenda will be kept continually current and shall be available for public inspection at the office of the Thomas County Clerk. Additions to the agenda may be made up to 24 hours before the meeting.

Thomas County				
2024 Political Subdivision Levies				
Political Subdivision	Levy	Thomas County Valuation	All Other County Valuation	Amount
County General	0.194082	\$421,833,736.00	\$0.00	\$818,701.33
Library	0.007003	\$421,833,736.00	\$0.00	\$29,540.80
Airport Authority General	0.005957	\$421,833,736.00	\$0.00	\$25,127.00
Airport Authority Sinking	0.009482	\$421,833,736.00	\$0.00	\$40,000.00
Airport Authority	0.015439			
Ag Society	0.005561	\$421,833,736.00	\$0.00	\$23,460.00
Upper Loup NRD*	0.013723	\$421,833,736.00	\$2,941,384,880.00	\$461,534.65
Mid Plains CC General		\$0.00	\$0.00	\$0.00
Mid Plains CC Capital	0.019990	\$421,833,736.00	\$24,898,711,759.00	\$5,061,615.00
Mid Plains CC ADA				
Mid Plains Community College*	0.019990			
ESU 10*	0.012718	\$64,614,072.00	\$30,361,618,911.00	\$3,869,631.72
ESU 16*	0.015000	\$357,219,664.00	\$12,626,643,587.00	\$1,947,578.96
Mullen Hospital District*	0.006893	\$357,308,085.00	\$585,697,298.00	\$65,000.00
Village of Thedford	0.377262	\$13,163,505.00		\$49,660.90
Village of Halsey	0.224437	\$5,932,174.00	\$217,456.00	\$13,802.05
Thedford Public Schools General	0.574073	\$315,226,393.00	\$85,819,912.00	\$2,302,299.00
Thedford Public Schools Bldg	0.000000	\$315,226,393.00	\$85,819,912.00	
Thedford Public Schools Qualified Capital	0.042177	\$315,226,393.00	\$85,819,912.00	\$169,148.00
Thedford Rural High School	0.616250			
Sandhills Public Schools General	0.584790	\$64,614,072.00	\$408,370,008.00	\$2,765,962.00
Sandhills Public Schools Building	0.028115	\$64,614,072.00	\$408,370,008.00	\$132,980.00
Sandhills Public Schools Capital	0.000000	\$64,614,072.00	\$408,370,008.00	
Sandhills Public Schools*	0.612905			
Mullen Public Schools General	0.432309	\$41,993,272.00	\$692,630,212.00	\$3,175,847.00
Mullen Public Schools Bond	0.000000	\$41,993,272.00		
Mullen Public Schools Bldg	0.000000	\$41,993,272.00		
Mullen Public Schools Capital	0.000000	\$41,993,272.00		
Mullen Public Schools*	0.432309			
Thedford Rural Fire General	0.005457	\$345,306,988.00	\$204,463,720.00	\$30,000.00
Thedford Rural Fire Bond	0.008185	\$345,306,988.00	\$204,463,720.00	\$45,000.00
Thedford Rural Fire	0.013642			
Halsey Rural Fire	0.014184	\$36,741,812.00	\$26,712,172.00	\$9,000.00
Dunning Rural Fire*	0.008933	\$16,508,186.00	\$142,198,591.00	\$14,178.00
Purdum Rural Fire*	0.005388	\$17,320,127.00	\$214,689,983.00	\$12,500.00
*Levy not certified by Thomas County and may be subject to change through October 20, 2024				

Agenda of the
THOMAS COUNTY BOARD OF EQUALIZATION
Regular Meeting
November 5, 2024 – 10:00 a.m.
Commissioners Meeting Room
Thomas County Courthouse – Thedford, Nebraska

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement
This meeting of the Thomas County Board of Equalization has been properly advertised and is being conducted under the guidelines of the Nebraska Open Meetings Act. A copy of the Open Meeting Act is posted on the north wall of the Commissioners meeting room. Copies of the Open Meetings Act Statutes are available to anyone attending this meeting and are also on file in the County Clerk's office.
4. Statement of Publication for November 5, 2024 regular meeting – published October 24, 2024/TC Herald
5. Adoption of November 5, 2024 BOE agenda
6. Statement of Publication of October 15, 2024 regular BOE meeting minutes – published October 24, 2024/TC Herald
7. Approval of October 5, 2024 regular BOE meeting minutes
8. Address Correspondence
9. Discussion/Action regarding clerical error on parcel 860011003
10. Discussion/Action regarding tax roll correction #2022-3
11. Discussion/Action regarding tax roll correction #2023-2
12. Public Comment
13. Adjourn

An agenda will be kept continually current and shall be available for public inspection at the office of the Thomas County Clerk. Additions to the agenda may be made up to 24 hours before the meeting.

Thomas County				
2024 Political Subdivision Levies				
Political Subdivision	Levy	Thomas County Valuation	All Other County Valuation	Amount
County General	0.194082	\$421,833,736.00	\$0.00	\$818,701.33
Library	0.007003	\$421,833,736.00	\$0.00	\$29,540.80
Airport Authority General	0.005957	\$421,833,736.00	\$0.00	\$25,127.00
Airport Authority Sinking	0.009482	\$421,833,736.00	\$0.00	\$40,000.00
Airport Authority	0.015439			
Ag Society	0.005561	\$421,833,736.00	\$0.00	\$23,460.00
Upper Loup NRD*	0.013723	\$421,833,736.00	\$2,941,384,880.00	\$461,534.65
Mid Plains CC General		\$0.00	\$0.00	\$0.00
Mid Plains CC Capital	0.019990	\$421,833,736.00	\$24,898,711,759.00	\$5,061,615.00
Mid Plains CC ADA				
Mid Plains Community College*	0.019990			
ESU 10*	0.012718	\$64,614,072.00	\$30,361,618,911.00	\$3,869,631.72
ESU 16*	0.015000	\$357,219,664.00	\$12,626,643,587.00	\$1,947,578.96
Mullen Hospital District*	0.006893	\$357,308,085.00	\$585,697,298.00	\$65,000.00
Village of Thedford	0.377262	\$13,163,505.00		\$49,660.90
Village of Halsey	0.224437	\$5,932,174.00	\$217,456.00	\$13,802.05
Thedford Public Schools General	0.574073	\$315,226,393.00	\$85,819,912.00	\$2,302,299.00
Thedford Public Schools Bldg	0.000000	\$315,226,393.00	\$85,819,912.00	
Thedford Public Schools Qualified Capital	0.042177	\$315,226,393.00	\$85,819,912.00	\$169,148.00
Thedford Rural High School	0.616250			
Sandhills Public Schools General	0.584790	\$64,614,072.00	\$408,370,008.00	\$2,765,962.00
Sandhills Public Schools Building	0.028115	\$64,614,072.00	\$408,370,008.00	\$132,980.00
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Sandhills Public Schools*	0.612905			
Mullen Public Schools General	0.432309	\$41,993,272.00	\$692,630,212.00	\$3,175,847.00
Mullen Public Schools Bond	0.000000	\$41,993,272.00		
Mullen Public Schools Bldg	0.000000	\$41,993,272.00		
Mullen Public Schools Capital	0.000000	\$41,993,272.00		
Mullen Public Schools*	0.432309			
Thedford Rural Fire General	0.005457	\$345,306,988.00	\$204,463,720.00	\$30,000.00
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Thedford Rural Fire	0.013642			
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Purdum Rural Fire*	0.005388	\$17,320,127.00	\$214,689,983.00	\$12,500.00
*Levy not certified by Thomas County and may be subject to change through October 20, 2024				

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Commissioners Meeting Room
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5. Adoption of November 5, 2024 BOE agenda
6. Statement of Publication of October 15, 2024 regular BOE meeting minutes – published October 24, 2024/TC Herald
7. Approval of October 15, 2024 regular BOE meeting minutes
8. Address Correspondence
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10. Discussion/Action regarding tax roll correction #2022-3
11. Discussion/Action regarding tax roll correction #2023-2
12. Public Comment
13. Adjourn

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Airport Authority Sinking	0.009482	\$421,833,736.00	\$0.00	\$40,000.00
Airport Authority	0.015439			
Ag Society	0.005561	\$421,833,736.00	\$0.00	\$23,460.00
Upper Loup NRD*	0.013723	\$421,833,736.00	\$2,941,384,880.00	\$461,534.65
Mid Plains CC General		\$0.00	\$0.00	\$0.00
Mid Plains CC Capital	0.019990	\$421,833,736.00	\$24,898,711,759.00	\$5,061,615.00
Mid Plains CC ADA				
Mid Plains Community College*	0.019990			
ESU 10*	0.012718	\$64,614,072.00	\$30,361,618,911.00	\$3,869,631.72
ESU 16*	0.015000	\$357,219,664.00	\$12,626,643,587.00	\$1,947,578.96
Mullen Hospital District*	0.006893	\$357,308,085.00	\$585,697,298.00	\$65,000.00
Village of Thedford	0.377262	\$13,163,505.00		\$49,660.90
Village of Halsey	0.224437	\$5,932,174.00	\$217,456.00	\$13,802.05
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Thedford Public Schools Qualified Capital	0.042177	\$315,226,393.00	\$85,819,912.00	\$169,148.00
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Sandhills Public Schools*	0.612905			
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Mullen Public Schools Bldg	0.000000	\$41,993,272.00		
Mullen Public Schools Capital	0.000000	\$41,993,272.00		
Mullen Public Schools*	0.432309			
Thedford Rural Fire General	0.005457	\$345,306,988.00	\$204,463,720.00	\$30,000.00
Thedford Rural Fire Bond	0.008185	\$345,306,988.00	\$204,463,720.00	\$45,000.00
Thedford Rural Fire	0.013642			
Halsey Rural Fire	0.014184	\$36,741,812.00	\$26,712,172.00	\$9,000.00
Dunning Rural Fire*	0.008933	\$16,508,186.00	\$142,198,591.00	\$14,178.00
Purdum Rural Fire*	0.005388	\$17,320,127.00	\$214,689,983.00	\$12,500.00
*Levy not certified by Thomas County and may be subject to change through October 20, 2024				